

FI- 7999/23

I-7994/2023



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL

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নিম্নলিখিত পক্ষের মধ্যে
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SALE DEED

Value Rs. 3,05,00,000/-

(Rupees Three Crore Five Lakhs only)

P.S. - Arambagh, Mouza - Parul, J.L. No. 38

Area of land 24.79 Decimal or 15 Katha

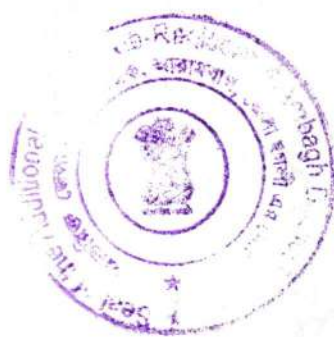
THIS DEED OF SALE is made on 11th day of December, 2023

(Two Thousand and Twenty Three)

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क्रमांक नं. 802 दिनांक 28/12/23
प्राप्त 1002/1002/2023
मार्ग 1002/1002/2023
स्थान 1002/1002/2023
तारीख 1002/1002/2023



Addl. Dist. Sub-Registrar
Arambogh, Hoojaly

14 DEC 2023

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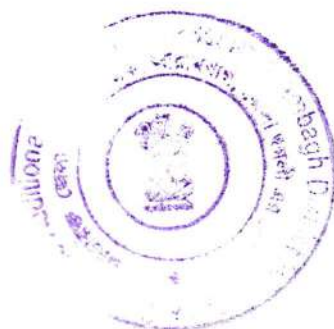
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Sub-Registrar
Arambagh, Hooghly

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Sourav Nandi
S/o - Sourav Nandi
Arambagh, Hooghly
712601,

14.12.2023.

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Whereas the vendors are lawfully seized and possessed of or otherwise well and sufficiently entitled of the below mentioned schedule plots of lands as its absolute owners in free from encumbrances by legal heirs of deceased **Late Rouson Ali Khan** and thereafter the vendors are finally been recorded in their names in **L.R.R.O.R. in seperate Khatians being L.R. Khatians Nos. 8511, 8512, 8514, 8525, 8526, 8518, 8522 and 8523** respectively of **Mouza - Parul, J.L. No. 38.**

And some plots of land acquired and possessed on the strength of a **Regd. Deed of Gift being Deed No. 3931 for the year 2014** registered at **A.D.S.R.O, Arambagh, Dist. - Hooghly** executed by (1) **Jamila Bibi W/o Late Rouson Ali Khan** (2) **Mahammada Khatun** and (3) **Rijiya Khatun** both daughters of **Late Rouson Ali Khan** in favour of Vendors Nos. (1) **Sirajul Islam Khan** (2) **Nazrul Islam Khan** all sons of **Late Rouson Ali Khan.**

And some of plots of land acquired and possessed on the strength of a **Regd. Deed of Gift being Deed No. 7498 for the year 2023** registered at **A.D.S.R.O, Arambagh, Dist. - Hooghly** executed by (1) **Anwara Khatun** and (2) **Ayesha Khatun alias Ayesha Khan,** where both have gifted the plots of land to their above mentioned three brothers namely **SOUKATUL ISLAM KHAN, NURUL ISLAM KHAN** and **SAIYEDUL ISLAM KHAN** which is recorded in their own names in **L.R.R.O.R. respectively.**

And some plots of land acquired and possessed on the strength of another **Regd. Deed of Gift being Deed No. 7499 for the year 2023** registered at **A.D.S.R.O, Arambagh, Dist. - Hooghly** executed by (1) **Anowara Khatun** and (2) **Ayesha Khatun alias Ayesha Khan,** (3) **Amena Khatun alias Amena Bibi,** (4) **Momena Khatun alias Momena Begam** and (5) **Nurjahan Khatun alias Nurjahan Begam** all daughters of **Late Rouson Ali Khan** where all of them gifted the plots of land to their above mentioned three brothers namely **SHAO KATUL ISLAM KHAN, NURUL ISLAM KHAN** and **SIYADUL ISLAM KHAN** which was recorded in their mother **Manuyara Bibi W/o Late Rouson Ali Khan** and after her death, we are all legal heirs acquired and possessed which is fully mentioned and described in the schedule hereunder written and hereinafter referred to as the said plots of land.

It is further mentioned that pathway property on **R.S. Plot No. 140** measuring width **11 ft. and length 41.4 ft.** and pathway property on **R.S. Plot No. 143** measuring width **11 ft. and length 141 ft.** which we are vendors No. 1 and 3 have purchased on the basis of **Regd. Deed being No. 3692** registered at **Arambagh A.D.S.R. Office, Dist.-Hooghly** for the year **2010** and easement right on the Sketch Map with this Deed attached here.

More particularly we, the vendors No. 1 and 3, sold by us the **Regd. Deed No. 3694** registered at **Arambagh A.D.S.R. Office, Dist.-Hooghly** for the year **2010** on **R.S. Plot No. 138** corresponding to **L.R. Plot No. 159** measuring width **8 ft. and length 151 ft.** sold with the property including the right of way and easement right on the Sketch Map with this Deed attached here.

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Whereas we declare that we will sell the below mentioned schedule plots of lands as a sole necessity due to legitimate reasons, as you agreed to purchase it in the presence and mediation of five local decent people, the price of the below mentioned schedule plots of land is **Rs. 3,05,00,000/- (Rupees Three Crore Five lakhs only)** having received the following plots of land from the ascetic, We have sold it in a completely free and faultless condition and handed it over to you from today and the following ascetic. We are dispossess from the plots of land forever.

The purchaser has paid the consideration value of **Rs. 3,05,00,000/- (Rupees Three Crore Five lakhs only)** to the vendors as per the Memo of Consideration of the papers & title deeds relating to the scheduled plots of land is being handed over to the purchaser by the vendors and do hereby and hereunder grant convey, sale, transfer, assign and assure all the interest in the schedule plots of land with easements whatever to the land described in the schedule.

And all the estates, right, title, interest claim and demand whatsoever of the vendors into or upon the same and every part thereof. To have and to hold the same unto and to the use of the purchaser, his heirs, executors, administrators, assigns absolutely and forever.

The purchaser shall hereafter peacefully and quietly hold, possess and enjoy the said plots of land without any claim or demand whatsoever from the vendors or any persons claiming through or under him.

And further that the vendors, their heirs executors, administrators or assigns, covenant with the purchaser his heirs executors, administrators and assigns to save harmless indemnify and keep indemnified the purchaser, his heirs, administrators or assigns from or against all encumbrances, charges and equities whatsoever. And the vendors, their heirs administrators or assign further covenant that they shall at the request and cost of the purchaser, his heirs, executors, administrators or assign do or execute or cause to be done or executed all such whatsoever for further and more perfectly conveying and assuring the said plots of land and every part thereof in manner aforesaid according to the true intent and meaning of this deed.

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DESCRIPTION OF SCHEDULE-1

District. - Hooghly, P.S. and A.D.S.R. Office and Municipality - Arambagh, Ward No. 19, Mouza - Parul, J.L. No. 38, Present L.R. Khatian Nos. 8511, 8512, 8514, 8525 and 8526; 8519, 8521, 8515, 8516, 8510, 8520, 8518, 8522 and 8523 respectively in R.S. Plot No. 138 corresponding to L.R. Plot No. 159, nature of land 'Sali' purchased area more or less 24.75 Decimals out of 67 Decimals which is coloured by red-ink marked in the attached sketch map which shall be treated as part and parcel of this Deed, including right of Pathway and easement right.

1. In Khatian No. 8511 in the name of **SIRAJUL ISLAM KHAN** area of land 09 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 03 (Three) Decimals and in Khatian No. 8515 from where sold the area of land 0.25 (Zero Point Two Five) Decimals, Grand Total sold area of land 3.25 (Three Point Two Five) Decimal.
2. In Khatian No. 8512 in the name of **NAZRUL ISLAM KHAN** area of land 09 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 03 (Three) Decimals and in Khatian No. 8515 from where sold the area of land 0.25 (Zero Point Two Five) Decimals, Grand Total sold area of land 3.25 (Three Point Two Five) Decimal.
3. In Khatian No. 8514 in the name of **SHAOKATUL ISLAM KHAN** area of land 05 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 0.995 (Zero point Nine Nine Five) Decimals and in Khatian No. 8520 from where sold the area of land 01 (One) Decimal, and in Khatian No. 8516 from where sold the area of land 0.66 (Zero Point Six Six) Decimal and in Khatian No. 8510 from where sold the area of land 0.614 (Zero Point Six One Four) Decimal, Grand Total sold area of land 3.269 (Three Point Two Six Nine) Decimal.
4. In Khatian No. 8525 in the name of **NURUL ISLAM KHAN** area of land 05 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 0.995 (Zero point Nine Nine Five) Decimal and in Khatian No. 8520 from where sold the area of land 01 (One) Decimal, and in Khatian No. 8516 from where sold the area of land 0.66 (Zero Point Six Six) Decimal and in Khatian No. 8510 from where sold the area of land 0.613 (Zero Point Six One Three) Decimal, Grand Total sold area of land 3.268 (Three Point Two Six Eight) Decimal.

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5. In Khatian No. 8526 in the name of **SIYADUL ISLAM KHAN** alias **SAIYADUL ISLAM KHAN** area of land 05 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 0.995 (Zero point Nine Nine Five) Decimals and in Khatian No. 8520 from where sold the area of land 01 (One) Decimal, and in Khatian No. 8516 from where sold the area of land 0.66 (Zero Point Six Six) Decimal and in Khatian No. 8510 from where sold the area of land 0.613 (Zero Point Six One Three) Decimal, Grand Total sold area of land 3.268 (Three Point Two Six Eight) Decimal.
6. In Khatian No. 8519 in the name of **HASINA KHAN** area of land 02 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 02 (Two) Decimals and in Khatian No. 8515 from where sold the area of land 0.25 (Zero Point Two Five) Decimals, Grand Total sold area of land 2.25 (Two Point Two Five) Decimal.
7. In Khatian No. 8521 in the name of **LUTPHA KHATUN KHAN** area of land 03 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 03 (Three) Decimals and in Khatian No. 8515 from where sold the area of land 0.25 (Zero Point Two Five) Decimals, Grand Total sold area of land 3.25 (Three Point Two Five) Decimal.
8. In Khatian No. 8518 in the name of **NURJAHAN KHATUN ALIAS NURJAHAN BEGAM** area of land 03 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 0.995 (Zero point Nine Nine Five) Decimals.
9. In Khatian No. 8522 in the name of **AMENA KHATUN ALIAS AMENA BIBI** area of land 03 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 0.995 (Zero point Nine Nine Five) Decimals.
10. In Khatian No. 8523 in the name of **MOMENA KHATUN ALIAS MOMENA BEGAM** area of land 03 Decimals from 67 Decimals in 1.0000 share from where sold the area of land 0.995 (Zero point Nine Nine Five) Decimals.

Total sold area of land 24.79 (Twenty Four point Seven Nine) Decimals or 15 Katha.

Boundary : By East - rest land of the Vendors.

By West - Pathway and land of Uttam Reja.

By South - Wide Municipality Road.

By North - Cultivated land.

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13 June 1976
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Greenland

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IN WITNESS WHEREOF we, VENDORS and the PURCHASER do hereby put their respective signatures with sound health and sound mind and without force by anybody and without coercion on the day, month and year first above written.

Signed and delivered by Vendors at Arambagh, Hooghly.

শ্রীমান হুমায়ুন আরোহী হুমায়ুন

Land Lord Collector Hooghly C/o B.L.&L.R.O., Arambagh

This Deed written in 8 pages including Stamp Paper and excluding impressions of ten fingers of VENDORS & VENDEE including their photographs.

Basudeb Chatterjee
Drafted by me Deed Writer
Licence No.- P.R.S/DW/19
Arambagh, Hooghly

Witnesses

Computer Type by

1. Sourav Nandi.
S/o- Sanil kr. Nandi;
Arambagh.

2. Rajanul Islam Khan
Arambagh.

শ্রীমান হুমায়ুন আরোহী হুমায়ুন



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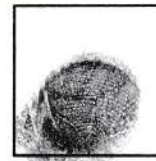
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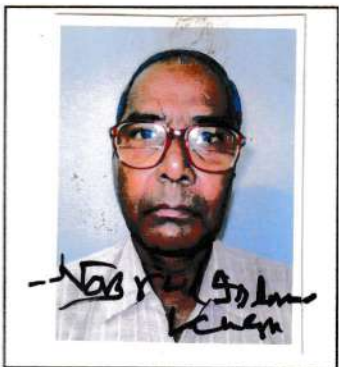


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স্বাক্ষর মি. রতন চন্দ্র মল্লিক



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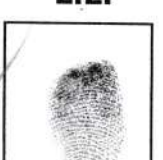
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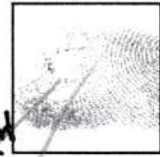
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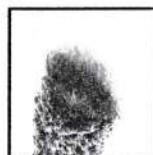
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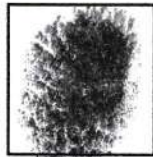
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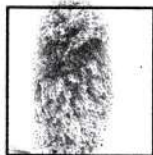


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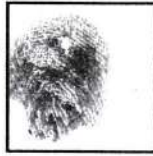
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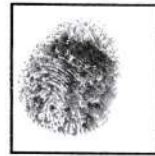
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হাছিনা খান

উপরের রঙিন ছবি ও দশ আঙুলের টিপ আমারই-
স্বাক্ষর



L.T.



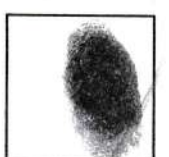
L.I.



L.M.



L.R.



L.L.



R.T.



R.I.



R.M.



R.R.



R.L.

পৃষ্ঠা সংখ্যা



L.T.



L.I.



L.M.



L.R.



L.L.



R.T.



R.I.



R.M.



R.R.



R.L.

উপরের রঙিন ছবি ও দশ আঙুলের টিপ আমারই-

স্বাক্ষর মোমেনা হাভুন ওরফে মোমেনা বিবি



L.T.



L.I.



L.M.



L.R.



L.L.



R.T.



R.I.



R.M.



R.R.



R.L.

উপরের রঙিন ছবি ও দশ আঙুলের টিপ আমারই-

স্বাক্ষর মোমেনা হাভুন ওরফে মোমেনা বেগম



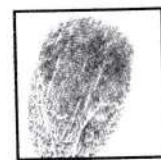
L.T.



L.I.



L.M.



L.R.



L.L.



R.T.



R.I.



R.M.



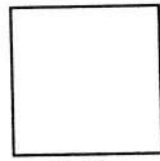
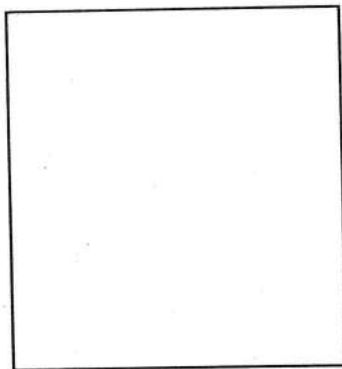
R.R.



R.L.

উপরের রঙিন ছবি ও দশ আঙুলের টিপ আমারই-

স্বাক্ষর Shiv Sadhan Gupta



L.T.



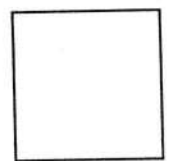
L.I.



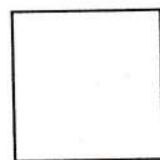
L.M.



L.R.



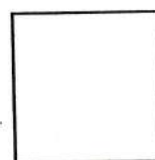
L.L.



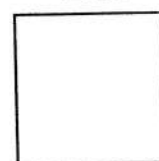
R.T.



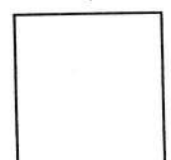
R.I.



R.M.



R.R.



R.L.

উপরের রঙিন ছবি ও দশ আঙুলের টিপ আমারই-

স্বাক্ষর

P.S. - ARAMBAGH

MOUZA - FARUL, J.L.NO. - 38,

PLOT NO.- 133 (R.S.) & 159 (L.R.)

WARD NO. - 19, SCALE - 1" = 33'-0"

PLOT NO. - 127(R.S.) 107

PLOT NO. - 805(R.S.)

PLOT NO. - 140(R.S.)

PLOT NO. - 138(R.S.)

PLOT NO. - 137(R.S.)

PLOT NO. - 139(R.S.)

PLOT NO. - 145(R.S.)

PLOT NO. - 144(R.S.)

PLOT NO. - 143(R.S.)

PLOT NO. - 146(R.S.)

DRAWN BY

Palash Chakraborty

PALASH CHAKRABORTY

SENIOR SURVEYOR & PLANNER

REGD. NO-035

ARAMBAGH, HOOGHLY

RED COLOUR INDICATES THE SCHEDULE LAND OF THE DEED.

AREA IS 10800 SQ.FT. = 24.79 SATAK (MORE OR LESS) OR 15 KATHA

GREEN COLOUR IS GENERAL PATH

12'-0" WIDE MUNICIPAL ROAD

PASSAGE

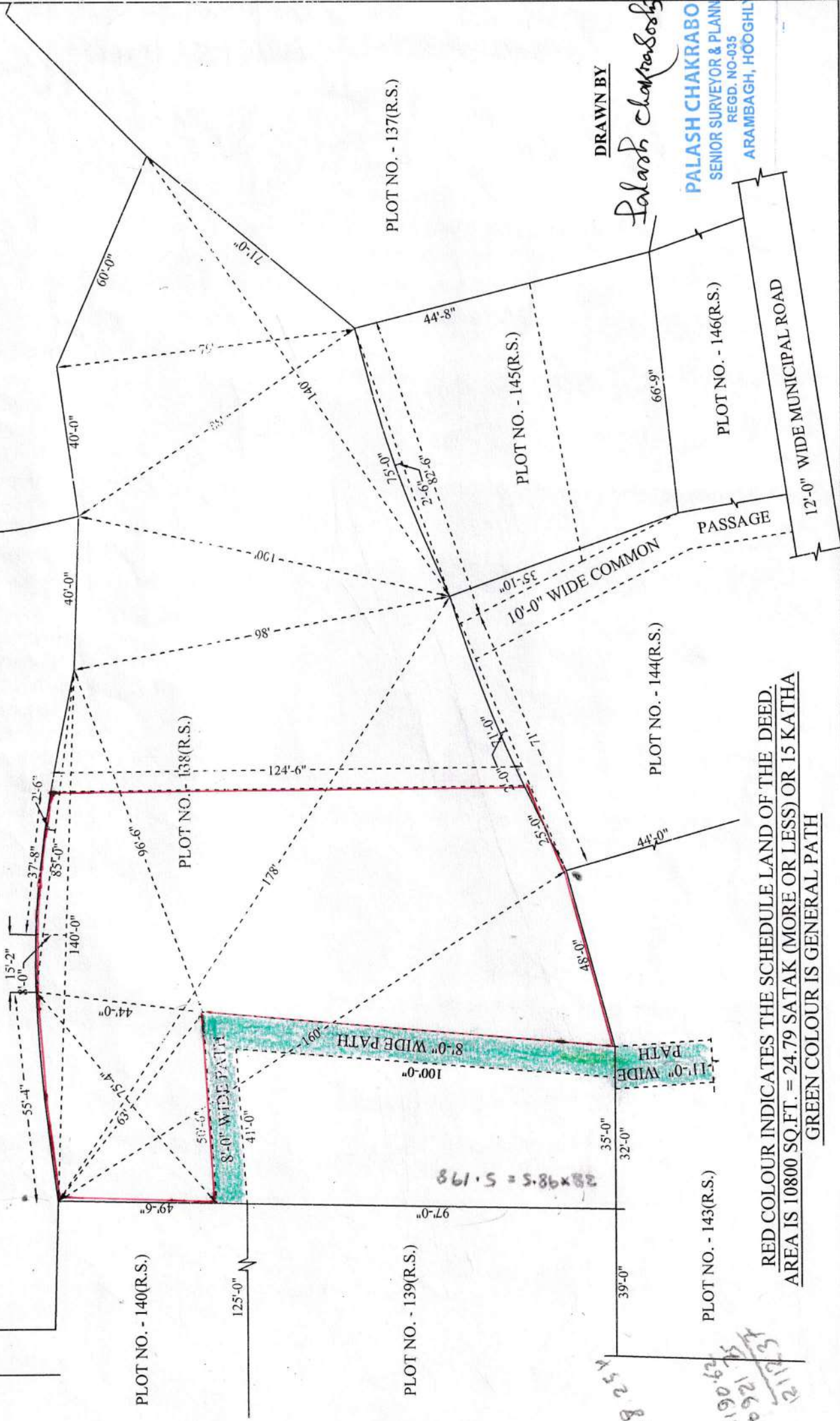
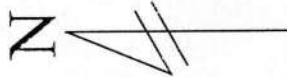
10'-0" WIDE COMMON

11'-0" WIDE PATH

8'-0" WIDE PATH

8'-0" WIDE PATH

28x98.5 = 5.198



P.S. - ARAMBAGH

MOUZA - PARUL, T.E. NO. - 33

PLOT NO. - 133 (R.S.) & 159 (L.R.)

WARD NO. - 12, SCALE - 1" = 33'-0"

PLOT NO. - 127 (R.S.)

PLOT NO. - 302 (R.S.)

PLOT NO. - 140 (R.S.)

PLOT NO. - 138 (R.S.)

PLOT NO. - 139 (R.S.)

PLOT NO. - 144 (R.S.)

PLOT NO. - 143 (R.S.)

PLOT NO. - 137 (R.S.)

DRAWN BY

Palash Chakraborty

PALASH CHAKRABORTY

SENIOR SURVEYOR & PLANNER

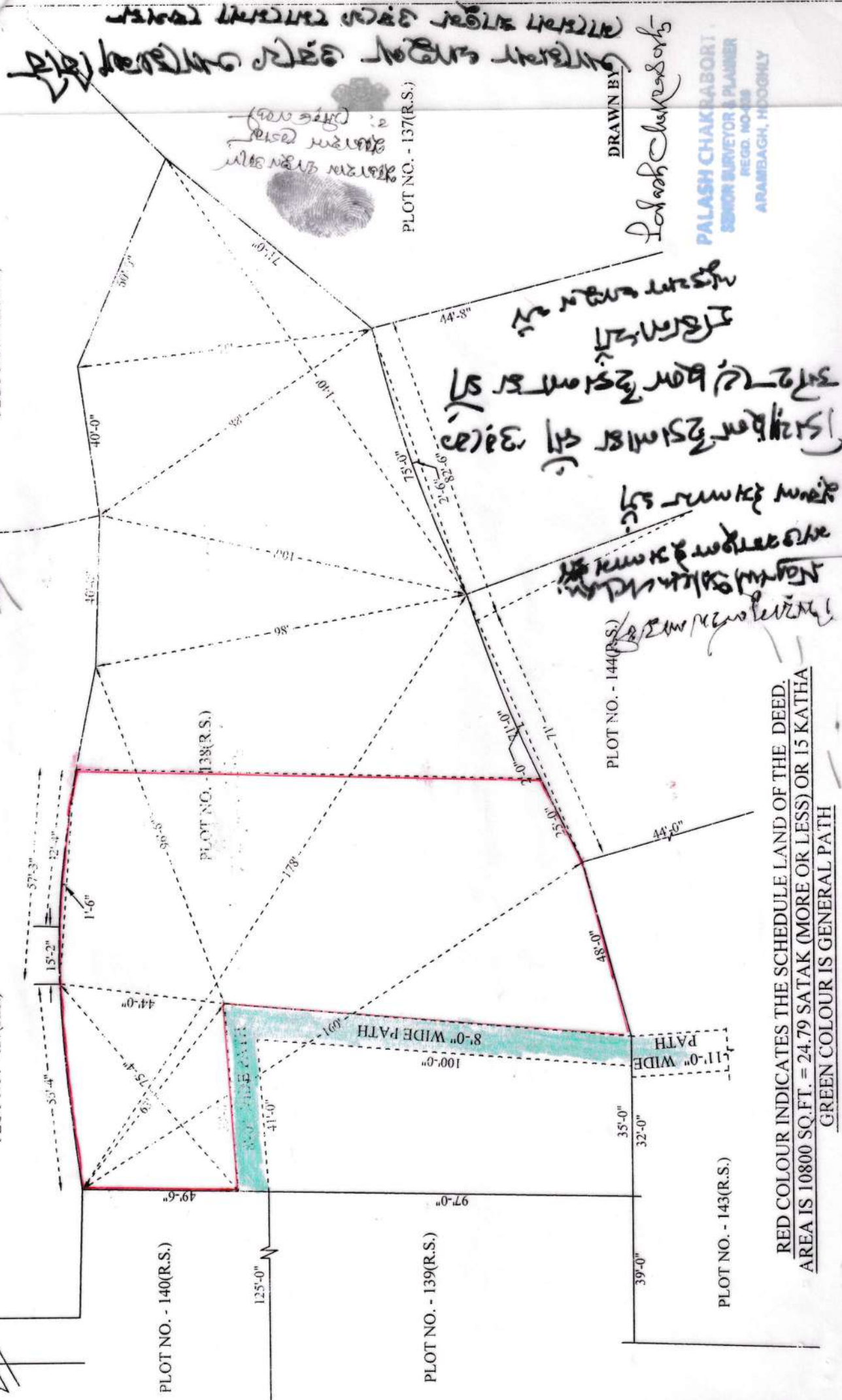
REGD. NO. 488

ARAMBAGH, HOOGHLY

RED COLOUR INDICATES THE SCHEDULE LAND OF THE DEED.

AREA IS 10800 SQ. FT. = 24.79 SATAK (MORE OR LESS) OR 15 KATHA

GREEN COLOUR IS GENERAL PATH






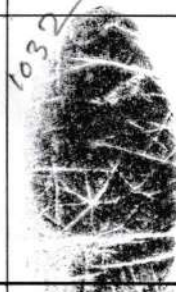
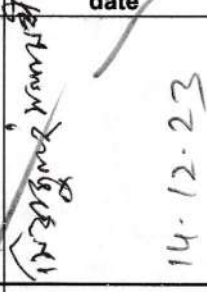


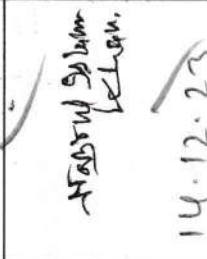


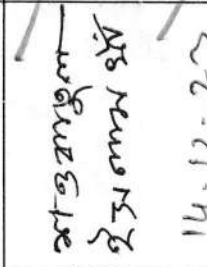
Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue






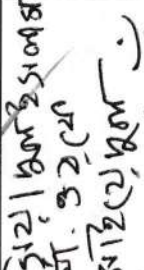


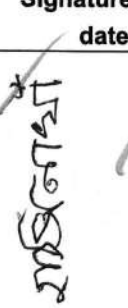



OFFICE OF THE A.D.S.R. ARAMBAG, District Name :Hooghly

Signature / LTI Sheet of Query No/Year 06062002901788/2023



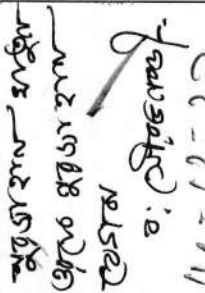


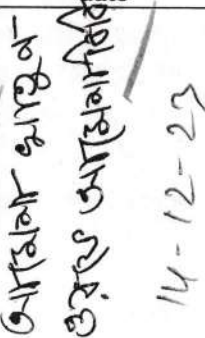


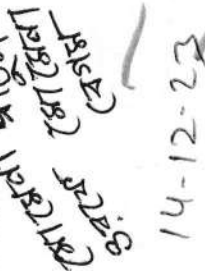
I. Signature of the Person(s) admitting the Execution at Private Residence.




SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
1	Sirajul Islam Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23
2	Nazrul Islam Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23
3	Sawkatul Islam Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23

I. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Nurul Islam Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23
5	Siyadul Islam Khan Alias Saiyedul Islam Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23
6	Hasina Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23
7	Lutpha Khatun Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller			 14.12.23

1. Signature of the Person(s) admitting the Execution at Private Residence.

SI No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
8	Nurjahan Khatun Alias Nurjahan Begam Arambagh 3 No Ward, City:- Not Specified, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller		 1039	 14-12-23
9	Amena Khatun Alias Amena Bibi Dwarigariya, City:- Not Specified, P.O:- Satbankura, P.S:- Garbeta, District:- Paschim Midnapore, West Bengal, India, PIN:- 721253	Seller		 1040	 14-12-23
10	Momena Khatun Alias Momena Begum Arambagh Ward No 3, City:- Not Specified, P.O:- Arambagh, P.S:- Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601	Seller		 1041	 14-12-23

SI No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Shri Sourav Nandi Son of Shri Sunil Kumar Nandi City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:-Hooghly, West Bengal, India, PIN:- 712601	Sirajul Islam Khan, Nazrul Islam Khan, Sawkatul Islam Khan, Nurul Islam Khan, Siyadul Islam Khan, Hasina Khan, Lutpha Khatun Khan		 1042	 14-12-23

(Saswati Chakraborty)
ADDITIONAL DISTRICT
SUB-REGISTRAR
OFFICE OF THE A.D.S.R.
ARAMBAG
Hooghly, West Bengal

SL. NO.

A
4438

DATE

20.12.2023

भारतीय गैर न्यायिक

दस
रुपये
रु.10TEN
RUPEES
Rs.10

INDIA NON JUDICIAL

Before the Notary Officer At Arambagh, District Hooghly, W.B.

Affidavit

89AB 504852

I, Saiyedul Islam Khan S/o.- Raoshan Ali Khan, aged about.-48yrs, by caste.- Muslim, residing at (Address) Near Police Fanri, Ward no. 3, P.O. & P.S. & Municipality.- Arambagh, Dist.- Hooghly, W.B., Pin.No.- 712601, do hereby solemnly affirm and declare as follows:-

1. That my actual name is Saiyedul Islam Khan, which has been correctly written and recorded in my voter i.d. card being no.- SNV2154003.
2. That in my Aadhaar card being no.- 8676 7334 8998 my name has been written as Siyadul Islam Khan instead of my actual name is Saiyedul Islam Khan by mistake.
3. That Saiyedul Islam Khan And Siyadul Islam Khan S/o.- Raoshan Ali Khan, of Near Police Fanri, Ward no. 3, P.O. & P.S. & Municipality.- Arambagh, Dist.- Hooghly, W.B., are the same and identical person.

That if any part of my statements is found to be false or incorrect I shall be punished U/S 193 IPC.

✓ सायदुल इस्लाम खान

Signature of the deponent
Identified by meAmalendu Ray
Advocate
20/12/23Solemnly affirm before me on 20.12.2023
and identified by A. Ray AdvocateSomnath Bose, Notary
Regd. No.- 74/2002
ArambaghAMALENDU RAY
ADVOCATE
ARAMBAGH COURT



Govt. of West Bengal
Directorate of Registration & Stamp
Revenue
GRIPS eChallan



192023240316170618

GRN Details

GRN:	192023240316170618	Payment Mode:	SBI Epay
GRN Date:	13/12/2023 15:17:12	Bank/Gateway:	SBIePay Payment Gateway
BRN :	1214389362015	BRN Date:	13/12/2023 15:18:17
Gateway Ref ID:	CHO4758266	Method:	State Bank of India NB
GRIPS Payment ID:	131220232031617060	Payment Init. Date:	13/12/2023 15:17:12
Payment Status:	Successful	Payment Ref. No:	2002901788/6/2023
[Query No*/Query Year]			

Depositor Details

Depositor's Name:	Shri SHIV SADHAN GUPTA
Address:	PASCHIM KRISHNAPUR WARD NO 05 ARAMBAGH HOOGLY
Mobile:	9932914890
Period From (dd/mm/yyyy):	13/12/2023
Period To (dd/mm/yyyy):	13/12/2023
Payment Ref ID:	2002901788/6/2023
Dept Ref ID/DRN:	2002901788/6/2023

Payment Details

Sl. No.	Payment Ref No	Head of A/C Description	Head of A/C	Amount (₹)
1	2002901788/6/2023	Property Registration- Stamp duty	0030-02-103-003-02	1524510
2	2002901788/6/2023	Property Registration- Registration Fees	0030-03-104-001-16	305007
Total				1829517

IN WORDS: EIGHTEEN LAKH TWENTY NINE THOUSAND FIVE HUNDRED SEVENTEEN ONLY.

Major Information of the Deed

Deed No :	I-0606-07994/2023	Date of Registration	20/12/2023
Query No / Year	0606-2002901788/2023	Office where deed is registered	
Query Date	27/11/2023 12:17:16 PM	A.D.S.R. ARAMBAG, District: Hooghly	
Applicant Name, Address & Other Details	Basudeb Chatterjee Arambagh Ward No 6, Thana : Arambag, District : Hooghly, WEST BENGAL, PIN - 712601, Mobile No. : 9932914890, Status : Deed Writer		
Transaction	Additional Transaction		
[0101] Sale, Sale Document	[4305] Other than Immovable Property, Declaration [No of Declaration : 1]		
Set Forth value	Market Value		
Rs. 3,05,00,000/-	Rs. 3,05,00,000/-		
Stampduty Paid(SD)	Registration Fee Paid		
Rs. 15,25,010/- (Article:23)	Rs. 3,05,007/- (Article:A(1), E)		
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assement slip.(Urban area)		

Land Details :

District: Hooghly, P.S:- Arambag, Municipality: ARAMBAGH, Road: Unnamed Rd. upto 12-ft.(ward No-2-6,13,14,19), Mouza: Parul, , Ward No: 19 JI No: 38, Pin Code : 712601

Sch No	Plot Number	Khatian Number	Land Use Proposed	ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-138		Shali	Shali	24.79 Dec	3,05,00,000/-	3,05,00,000/-	Width of Approach Road: 12 Ft., Adjacent to Metal Road,
Grand Total :					24.79Dec	305,00,000 /-	305,00,000 /-	

Seller Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Sirajul Islam Khan (Presentant) Son of Late Rouson Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, PAN No.:: crxxxxxx3n, Aadhaar No: 99xxxxxxx9459, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence
2	Nazrul Islam Khan Son of Late Rouson Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, PAN No.:: afxxxxxx9a, Aadhaar No: 36xxxxxxx4808, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023

3	<p>Shaokatul Islam Khan Son of Late Rouson Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, PAN No.:: gbxxxxxx2m, Aadhaar No: 21xxxxxxxx9785, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>
4	<p>Nurul Islam Khan Son of Late Rouson Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, PAN No.:: dfxxxxxx3a, Aadhaar No: 75xxxxxxxx0407, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>
5	<p>Siyadul Islam Khan, (Alias: Saiyedul Islam Khan) Son of Late Raosan Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601 Sex: Male, By Caste: Muslim, Occupation: Cultivation, Citizen of: India, PAN No.:: gyxxxxxx1g, Aadhaar No: 86xxxxxxxx8998, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>
6	<p>Hasina Khan Daughter of Late Raosan Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:-Hooghly, West Bengal, India, PIN:- 712601 Sex: Female, By Caste: Muslim, Occupation: Others, Citizen of: India, PAN No.:: inxxxxxx3r, Aadhaar No: 89xxxxxxxx9349, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>
7	<p>Lutfu Khatun Khan Daughter of Late Rouson Ali Khan Arambagh, Ward No-3, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:-Hooghly, West Bengal, India, PIN:- 712601 Sex: Female, By Caste: Muslim, Occupation: Others, Citizen of: India, PAN No.:: eexxxxxx5q, Aadhaar No: 96xxxxxxxx5909, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>
8	<p>Nurjahan Khatun, (Alias: Nurjahan Begam) Daughter of Late Raosan Ali Khan Arambagh 3 No Ward, City:- Not Specified, P.O:- Arambagh, P.S:-Arambag, District:-Hooghly, West Bengal, India, PIN:- 712601 Sex: Female, By Caste: Muslim, Occupation: House wife, Citizen of: India, PAN No.:: hbxxxxxx1j, Aadhaar No: 58xxxxxxxx8919, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>
9	<p>Amena Khatun, (Alias: Amena Bibi) Wife of Sk Jabbar Ali Dwarigariya, City:- Not Specified, P.O:- Satbankura, P.S:-Garbeta, District:-Paschim Midnapore, West Bengal, India, PIN:- 721253 Sex: Female, By Caste: Hindu, Occupation: House wife, Citizen of: India, PAN No.:: CZxxxxxx8H, Aadhaar No: 39xxxxxxxx0422, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence</p>

10	Momena Khatun, (Alias: Momena Begum) Daughter of Late Raosan Ali Khan Arambagh Ward No 3, City:- Not Specified, P.O:- Arambagh, P.S:-Arambag, District:-Hooghly, West Bengal, India, PIN:- 712601 Sex: Female, By Caste: Muslim, Occupation: House wife, Citizen of: India, PAN No.:: brxxxxxx8c, Aadhaar No: 67xxxxxxx1683, Status :Individual, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence, Executed by: Self, Date of Execution: 11/12/2023 , Admitted by: Self, Date of Admission: 14/12/2023 ,Place : Pvt. Residence
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Buyer Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Shree Hari Nirman Paschim Krishnapur, Arambagh, Ward No-14, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601 , PAN No.:: acxxxxxx8c,Aadhaar No Not Provided by UIDAI, Status :Organization, Status : Not Executed

Representative Details :

SI No	Name,Address,Photo,Finger print and Signature
1	Shri Shiv Sadhan Gupta Son of Shri Krishnadeo Prasad Gupta Paschim Krishnapur, Arambagh, Ward No-5, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:-Hooghly, West Bengal, India, PIN:- 712601, Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, , PAN No.:: ahxxxxxx7e,Aadhaar No Not Provided by UIDAI Status : Representative, Representative of : Shree Hari Nirman (as MANAGING PARTNER)

Identifier Details :

Name	Photo	Finger Print	Signature
Shri Sourav Nandi Son of Shri Sunil Kumar Nandi Arambagh, City:- Arambagh, P.O:- Arambagh, P.S:-Arambag, District:- Hooghly, West Bengal, India, PIN:- 712601			

Identifier Of Sirajul Islam Khan, Nazrul Islam Khan, Shaokatul Islam Khan, Nurul Islam Khan, Siyadul Islam Khan, Hasina Khan, Lutfa Khatun Khan, Shri Shiv Sadhan Gupta, Nurjahan Khatun, Amena Khatun, Momena Khatun

Transfer of property for L1

SI.No	From	To. with area (Name-Area)
1	Sirajul Islam Khan	Shree Hari Nirman-3.25 Dec
2	Nazrul Islam Khan	Shree Hari Nirman-3.25 Dec
3	Shaokatul Islam Khan	Shree Hari Nirman-3.269 Dec
4	Nurul Islam Khan	Shree Hari Nirman-3.268 Dec
5	Siyadul Islam Khan	Shree Hari Nirman-3.268 Dec
6	Hasina Khan	Shree Hari Nirman-2.25 Dec
7	Lutfa Khatun Khan	Shree Hari Nirman-3.25 Dec
8	Nurjahan Khatun	Shree Hari Nirman-0.995 Dec
9	Amena Khatun	Shree Hari Nirman-0.995 Dec

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 3,05,007.00/- (A(1) = Rs 3,05,000.00/- ,E = Rs 7.00/-) and Registration Fees paid by Cash Rs 0.00/-, by online = Rs 3,05,007/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 13/12/2023 3:18PM with Govt. Ref. No: 192023240316170618 on 13-12-2023, Amount Rs: 3,05,007/-,
Bank: SBI EPay (SBlePay), Ref. No. 1214389362015 on 13-12-2023, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

Certified that required Stamp Duty payable for this document is Rs. 15,25,010/- and Stamp Duty paid by Stamp Rs 500.00/-, by online = Rs 15,24,510/-

Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10.00/-

2. Stamp: Type: Impressed, Serial no 412, Amount: Rs.500.00/-, Date of Purchase: 11/12/2023, Vendor name: K N Laga

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of WB
Online on 13/12/2023 3:18PM with Govt. Ref. No: 192023240316170618 on 13-12-2023, Amount Rs: 15,24,510/-,
Bank: SBI EPay (SBlePay), Ref. No. 1214389362015 on 13-12-2023, Head of Account 0030-02-103-003-02



Saswati Chakraborty

ADDITIONAL DISTRICT SUB-REGISTRAR

OFFICE OF THE A.D.S.R. ARAMBAG

Hooghly, West Bengal

Endorsement For Deed Number : I - 060607994 / 2023

On 13-12-2023

Certificate of Market Value(WB PUVI rules of 2001)

Certified that the market value of this property which is the subject matter of the deed has been assessed at Rs 3,05,00,000/-



Saswati Chakraborty
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ARAMBAG
Hooghly, West Bengal

On 14-12-2023

Presentation(Under Section 52 & Rule 22A(3) 46(1),W.B. Registration Rules,1962)

Presented for registration at 17:17 hrs on 14-12-2023, at the Private residence by Sirajul Islam Khan , one of the Executants.

Admission of Execution (Under Section 58, W.B. Registration Rules, 1962)

Execution is admitted on 14/12/2023 by 1. Sirajul Islam Khan, Son of Late Rouson Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Cultivation, 2. Nazrul Islam Khan, Son of Late Rouson Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Cultivation, 3. Shaokatul Islam Khan, Son of Late Rouson Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Cultivation, 4. Nurul Islam Khan, Son of Late Rouson Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Cultivation, 5. Siyadul Islam Khan, Alias Saiyedul Islam Khan, Son of Late Raosan Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Cultivation, 6. Hasina Khan, Daughter of Late Raosan Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Others, 7. Lutfa Khatun Khan, Daughter of Late Rouson Ali Khan, Arambagh, Ward No-3, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession Others, 8. Nurjahan Khatun, Alias Nurjahan Begam, Daughter of Late Raosan Ali Khan, Arambagh 3 No Ward, P.O: Arambagh, Thana: Arambag, , Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession House wife, 9. Amena Khatun, Alias Amena Bibi, Wife of Sk Jabbar Ali, Dwarigariya, P.O: Satbankura, Thana: Garbeta, , Paschim Midnapore, WEST BENGAL, India, PIN - 721253, by caste Hindu, by Profession House wife, 10. Momena Khatun, Alias Momena Begum, Daughter of Late Raosan Ali Khan, Arambagh Ward No 3, P.O: Arambagh, Thana: Arambag, , Hooghly, WEST BENGAL, India, PIN - 712601, by caste Muslim, by Profession House wife

Indetified by Shri Sourav Nandi, , Son of Shri Sunil Kumar Nandi, Arambagh, P.O: Arambagh, Thana: Arambag, , City/Town: ARAMBAGH, Hooghly, WEST BENGAL, India, PIN - 712601, by caste Hindu, by profession Others



Saswati Chakraborty
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ARAMBAG
Hooghly, West Bengal

On 20-12-2023

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Certificate of Registration under section 60 and Rule 69.

Registered in Book - I

Volume number 0606-2024, Page from 1297 to 1323

being No 060607994 for the year 2023.



S

Digitally signed by SASWATI CHAKRABORTY
Date: 2024.01.03 14:17:01 +05:30
Reason: Digital Signing of Deed.

(Saswati Chakraborty) 03/01/2024
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. ARAMBAG
West Bengal.